

**Two Rivers Homeowners Association
Board of Directors Meeting Minutes
February 19, 2018**

Present: Board members: Kevin Zasio, Patrick Wirta, Jennifer Meyer, Wil Smoke, Erica Olsen, Joe Mueller, and Craig Kvamme.

Absent: Brandon Juarez.

Sentry Management: Representing Sentry Management was Christian Brockl.

Call to Order: The meeting was called to order at 9:03 a.m. by President Kevin Zasio.

Homeowner Forum: 9:00 a.m. – 9:15 a.m.

Guests: Scott Keyser and Tracey Walcott were in attendance for a presentation on cost sharing between the Pointe and the Main. Scott presented an idea that the sub associations were not getting a fair allotment and benefit from the main association dues that they are contributing and the. **Motion:** A motion was made to form a committee to investigate common areas and where they are located. (Mueller; Kvamme; passed.)

Minutes: Minutes from the January 18, 2018 meeting were reviewed and accepted without changes. **Motion:** A motion was made to accept the minutes as presented. (Meyer; Wirta; passed).

Financials: Financials through January 31, 2018 were presented and reviewed by Erica Olsen. **Motion:** A motion was made to accept the financials as presented through January 31, 2018. Meyer; Smoke; passed)

Manager's Report: Accepted without questions.

- CCR. One violation in January 2018.
- Operations. Tree work will be reviewed by Patrick.

Old Business:

- Parking lot update. Status. The response has been filed by Two Rivers and the hearing is scheduled for March 5, 2018.
- Loss of privacy on berms and restoration plans. Patrick reviewed that a plan is being put together to install plants and vegetation to provide additional screening from street. Patrick is seeking to get intersections taken care of first, and wants to develop a long term plan. Plans and recommendations will be brought to the March Meeting. **Motion:** A motion was made to allocate \$3000.00 to hire a landscape architect to create a plan for the restoration of the boulevards. (Meyer; Olsen; passed)

New Business:

- Tree proposals. **Motion:** A motion was made to approve the expenditure of \$2160.00 with Franz Witte to obtain a master long term plan for the removal of poplars / cottonwoods in the Two Rivers. This plan will be the property of the HOA. (Wirta; Mueller; passed)

- Tree Removal. Patrick presented several bids for the removal of 7 trees. \$6200.00 was the least expensive. **Motion:** A motion was made for the removal of 7 trees at \$6200.00 on Pond 3. (Wirta; Meyer; passed).
- Approve new website. **Motion:** A motion was made to ratify the online vote and decision to approve the new website. (Wirta; Meyer; passed)
- Committees.
 - ACC. Approve three candidates to join ACC. **Motion:** A motion was made to approve 3 members to the ACC. (Smoke; Olsen; passed)
 - Bill Babcock
 - Joe Mueller
 - Greg Ulery
 - Committees without Chairs.
 - Social Committee. Kevin to reach out to homeowner interested in heading social committee.

Operations:

- Pump 1 replacement. Pump has been replaced. Additional work to be determined.
- Pond 2 aeration. Tabled until bids can be sought.

Policy and Procedures:

N/A

Committee Reports:

ACC: 3 active New Construction projects in the Pointe. 3 small projects.

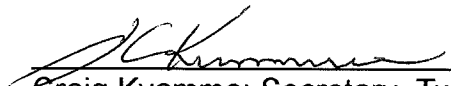
Landscape: No Report.

Social: No Report.

Reports on any local association activities of interest to the board and association:

Meeting Adjournment: The Meeting adjourned at 11:35 a.m. **Motion:** Motion to adjourn the meeting was made. (Mueller; Meyer; passed)

Prepared and respectfully submitted by Christian Brockl, on behalf of Craig Kvamme, Secretary of The Two Rivers Home Owners Association Inc.



 Craig Kvamme; Secretary, Two Rivers HOA Inc.